

# VIRGINIA REAL ESTATE MEN FORM STATE BODY; NAME P. T. COLLINS HEAD

## LEGISLATION AND TAXATION BLAMED FOR TRADE EVILS

John L. Weaver Says Nation Suffers From Unscientific Laws.

BRUCE BOWE IS CHOSEN ONE OF VICE-PRESIDENTS

Convention Votes to Meet in Norfolk in 1921—Two Hundred Attend Meeting.

BANQUET CLOSES MEETING

Speaker Declares Election of Harding Would Mean at Least Three Lean Years.

Charging that the housing shortage is directly caused through unscientific legislation and taxation, John L. Weaver, former president of the National Real Estate Association, speaking before the Virginia Real Estate Exchange at the closing session and banquet of its organization convention yesterday at the Richmond Hotel, called on realty men of the new body to aid in redressing the wrongs of business through progressive legislation. More than 100 realtors representing sixteen Virginia cities, were present and heard his address.

The nation is suffering from unscientific legislation, which has especially depressed real estate activity and has even the real cause of the falling off in building operations, Mr. Weaver said. A shortage in mortgage money was given as the direct cause of the trouble, mainly through action of the Federal Reserve Board in removing restrictions on national banks.

Unscientific taxation, which has penalized the mortgage money and driven great quantities of this class of investment into government bonds and tax free municipal securities, was the second reason advanced for the practical elimination of all building operations. Tax on incomes has taxed the mortgage from 3 to 6 per cent, according to the income of the owner, Mr. Weaver declared.

Although not advocating the Backus bill, now before Congress, Mr. Weaver instructed the new exchange to study the paper and strongly advocated a gross sales tax, so that all should be made to bear the burden now being shouldered by some. Paul L. Collins, president of the national association, was elected the first president of the new exchange yesterday. He made a short but spirited address at the banquet last night, and was heartily welcomed by the delegates. Mr. Weaver made several complimentary references to the exchange head in his address, and he was introduced by Bruce Bowe, president of the Richmond Exchange, who was present only at the evening session because of illness.

Effect of Presidential Election. That the election of Cox to the presidency would mean that 1921 would be a dull year, but that business in the three following years would be good, was hazarded by the newly elected president in his maiden address. He also predicted that if Harding was elected, the country would be in a state of depression, but that in 1922, 1923 and 1924 it would be seriously affected for the worse.

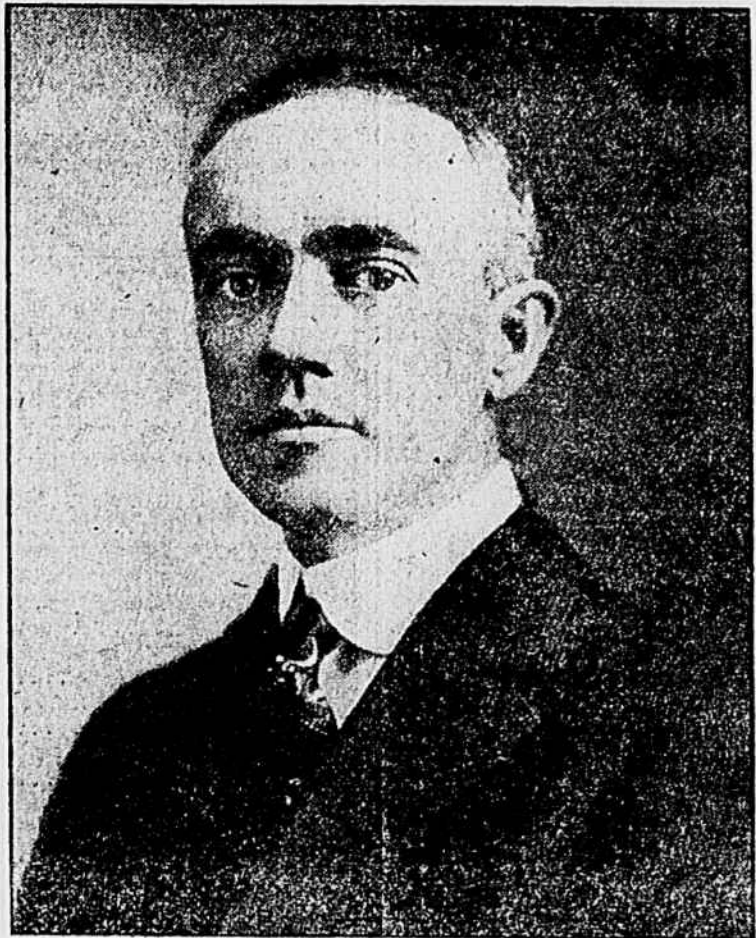
Mr. Collins offered a free trip to the national convention in Chicago next year to the man who, within the next thirty days, makes the best suggestion for the good of the new exchange.

John C. Pasley, former president of the Chamber of Commerce, and one of the best-known realtors in the State, spoke in the interest of the Richmond Exchange, and in place of Horace G. Buchanan, who was to have spoken for the organization, but who was unable to attend.

Emley Scores Barriers. Mr. Emley scored the attorneys of the city and State for, as he termed, an attempt to fix the commissions of the real estate men in court sales at about 50 per cent of what it had been, although at the same time increasing their own fees. He said that it was high time realtors organized for their own good and for the good of the people.

Referring to the term of the General Assembly held last winter, he said that a bill had been drafted by the attorneys of the State which would have made it an offense punishable by a fine of \$500 for any realty man to make a deed, and making it compulsory for an attorney to be called in in such matters. Other stringent laws suggested by the bar associations of the State were touched upon by Mr. Emley.

Tom Ingeroll, national secretary of the Real Estate Association, spoke briefly on the objects, purposes and



P. T. COLLINS, OF NORFOLK, President Virginia Real Estate Exchange.

## U. S. CLASHES WITH JAPAN OVER YAP ISLAND CABLE

Is Center of Former German Pacific Lines Radiating to Dutch East Indies.

MANDATORY RIGHTS CITED

President Wilson, Foreseeing Contention for Possession of Island, Made Express Reservation at Paris to Bring Up Issue.

[By Associated Press.] WASHINGTON, Oct. 22.—American interest in the future status of German cables seized by the allies in 1914, it was indicated today by officials, attaches to the disposition of Pacific cables centering about the island of Yap, as well as to transatlantic lines.

Disposition of the cables is now being considered by a subcommittee as one of the principal questions before the International Communications Conference, in session here, and the respective claims of the five allied and associated powers represented at the conference have recently been presented.

It is not known whether Japan has submitted a claim for the island of Yap, the principal center of cable communication in the Pacific and which Japan now holds, together with the German cables radiating from it to the Dutch East Indies, Guam and Shanghai. President Wilson announced to the Senate Foreign Relations Committee in 1919 that he had made an express reservation at Paris that final disposition of the land should be reserved for the International Communications Conference.

Japan is known, however, to take the position that the island of Yap accrued to her by reason of the mandate awarded Japan by the peace conference, over all German islands in the Pacific, north of the equator. While no official statement of the American position has been made, American delegates to the conference are known to advocate recognition by Japan of the equalities of all countries to unrestricted use of the cables passing through the island. Their position is based on the mandatory principle that no country exercising a mandate shall be privileged to close the door of the mandate country to other nations.

The United States, in the case of the mandates over certain portions of the Turkish empire, has already objected to any action by countries exercising the mandatory privilege which would seek to exclude other nations from enjoying the same economic rights.

Louisiana Governor Will Ask Closing of All Gins

Parker Wants Plants of State Shut Down Until Cotton Market Is Relieved.

[By Associated Press.] NEW ORLEANS, La., Oct. 22.—Governor J. M. Parker, of Louisiana, will on Monday issue a proclamation calling on every cotton ginner in the State to close his plant until the distressed cotton market is relieved and the price of the staple once more approaches the production cost.

In addition to issuing this proclamation, Governor Parker will at the same time address a message to the chief executive of every other State in the cotton belt requesting them to take similar action "in order that the cotton industry may be saved from virtual annihilation."

# COOLIDGE RECEIVES VIRGINIA COURTESY AT THE AUDITORIUM

Massachusetts Governor Is Greeted by a Large Richmond Audience.

HIS TRIBUTES TO STATE WIN MUCH APPLAUSE

Vice-Presidential Candidate Makes Only Casual Allusion to League.

LOWDEN AND MORROW HERE

Illinois Executive Criticizes Business Methods of the Wilson Administration.

With three Republican oratorical Governors as the stellar attractions and Job E. Hedges, who arrived for the governorship class in New York in 1912, and a band of twenty-five pieces as added features, the Harding and Coolidge mass-meeting, held under the auspices of the local O. P. campaign organization last night, attracted to the City Auditorium a crowd that packed the big hall to the doors. About 35 per cent of the audience was made up of women. Negroes who applied for admittance on the lower floor were sent to the gallery, where about 150 of the colored voters were segregated.

Governor Calvin Coolidge, the Republican vice-presidential nominee, who led off the oratorical program, proved to be the least effective of the speakers. He was fairly eclipsed by each of the three seasoned and well-schooled spellbinders of his party, who followed him. The Massachusetts Governor seemed to purposely avoid reference to the real issues of the campaign, making only casual allusion to the league of nations. There was nothing to challenge debate in the speech, which he read from the prepared manuscript, which was in the nature of a felicitous dissertation on the pleasant relations that have always existed between the Commonwealth of Virginia and Massachusetts, an appreciation of the virtues, political and domestic, of all the great men Virginia has produced from the time of George Washington to the present, the speaker studiously omitting mention of President Wilson. His praise of the State was warmly applauded.

Mr. Coolidge, slender and straight of figure, with silver-gray locks and a countenance serious and almost austere, was given a rapturous reception by the crowd, when he was presented by Colonel Henry W. Anderson. But it remained for the speakers following him to arouse enthusiasm. His utterances were not what the crowd expected. At frequent intervals, however, there were polite outbursts of applause as the Governor paused in his reading. In part he said:

Text of Coolidge Speech. "Virginians who are proud of what Washington and Jefferson did to establish the nation can trust Warren G. Harding to preserve and maintain it," he declared, detailing some historic achievements of the Old Dominion and Massachusetts for the past 200 years.

"Whenever Massachusetts and Virginia have stood together," he said, "they have advanced the welfare of America and the world by their example. Four statesmen have been carried off to the gallows, which have sought to follow. We shall never forget that it was your greatest son, the first American, George Washington, who came to take command of the colonial troops under the elm still standing in Cambridge, and drove the last foreign invader from the soil of Massachusetts."

"We shall never forget that when the war was done he presided over the convention which drafted the Constitution of the Union and that it was the prestige of his support that secured its ratification by the States. We shall never forget that

(Continued on Eighth Page.)

## GOES OVER NIAGARA RATHER THAN CAST VOTE FOR HARDING

Note Found in Hat Identifies Suicide as Hamburg, N. Y., Man.

NIAGARA FALLS, N. Y., Oct. 22.—Before the eyes of a score of sightseers at Prospect Point late this afternoon, a man climbed over the railing, waded out into the river and was carried over the American falls. Too astounded to act, the spectators stood by while the man drifted to the brink, waving his hand and shouting: "Here's where I leave you; good-by."

In a black derby found near the place where the man climbed the railing was a piece of paper, on which was written: "This hat belongs to Carl A. Ellis, of Hamburg, N. Y." The description of the suicide corresponds to that of Ellis, who could not be located in Hamburg tonight.

The owner of a souvenir stand near the falls told the police that the man, approached him and laughingly said: "Well, I can't vote for Harding, so I may as well go over the falls."

Series of Earthquakes Indicated. WASHINGTON, Oct. 22.—An earth disturbance of considerable intensity was shown on the seismograph at Georgetown University today, beginning at 7:10 A. M. and continuing for nearly an hour. It was estimated that the shock was 4,300 miles from Washington.

# GOVERNOR DAVIS IS BACK FROM NINTH TO WELCOME FOLK

Executive Will Head Vice-Presidents at Democratic Rally Tonight.

MADE SPLENDID IMPRESSION IN HIS CAMPAIGN FOR HANDY

Expect Great Audience at Auditorium to Hear Famous Missourian Speak.

HARRY SMITH WILL PRESIDE

Orator of Evening Regarded as One of Ablest Championing Cox-Roosevelt Ticket.

Governor Davis returned to the city yesterday from the Ninth District, where he has conducted a speaking campaign which is exceedingly gratifying in its results to the Cox and Roosevelt Campaign Committee in Virginia. The Governor has been connected on all sides at the splendid impression he made at each stand in the Southwest.

Chairman John M. Purcell and George M. Cense, of the City Committee, called on the executive early in the day. The Governor assured them of his enthusiastic interest in the big mass-meeting to be held tonight at the Auditorium, and tendered his services in any way the committee desired to enlist him. He is at the head of the vice-presidents of the meeting and will be with the committee appointed to receive Governor Folk.

Folk Is in Constant Demand. In order that the principal speaker may be given the attention of the big audience the greater part of the evening, Governor Davis will not speak. Governor Folk will be presented in a brief speech by Harry M. Smith, Jr. The famous Missourian is regarded as one of the ablest, most forceful and most eloquent speakers and debaters championing the cause of Democracy in this campaign. He is in constant demand. The City Democratic Committee is especially fortunate in securing Missouri's former Governor for the big Cox and Roosevelt rally. The fame of "Joe" Folk, as the leader who smashed the corrupt political ring in Missouri, will attract citizens of every political party to the Auditorium tonight.

The train carrying the Folk party will arrive here at 6:25 o'clock this evening. Committee to Extend Greeting. The party will proceed direct to the Jefferson Hotel, where the distinguished visitor will be met by a committee composed of the following: Blake L. Wallerstein, John Stewart Bryan, Dr. Douglas S. Freeman and W. T. Dabney.

The party will assemble at the Jefferson at 7 o'clock, when dinner will be served. Immediately after dining the Folk party will be escorted by the committee to the Auditorium. Mr. Smith will preside at the mass-meeting. The vice-presidents will occupy seats on the stage. There will be a large section in the hall reserved for women voters, to whom a special invitation has been extended. John M. Purcell, chairman of the City Democratic committee, last night received a telegram from Governor Folk stating that, unlike Governor Calvin Coolidge of Massachusetts, who spoke at the City Auditorium last night, he will not discuss the history of Virginia, secure in the belief that Virginians are thoroughly conversant with the history of their native State, but will confine himself to the live issues of the campaign.

The press is maintaining an air of caution. It deplores, almost unanimously, the provocative hastiness of the railway workers, but it is careful to refrain from too strong denunciations of labor as a whole, realizing that the situation is too serious for threats or recrimination. It also unanimously implores the government not to permit the ultimatum to interfere with the course of negotiations.

Early Developments Anticipated. According to the Daily Express, Premier Lloyd George made a statement to a deputation that called upon him, in which he declared that "peace may be brought about in the coal strike within a few hours or may develop into one of the greatest struggles that the country has ever known."

However, the strike situation tonight was considered more hopeful by the fact that the peace conversations between the government and the miners' leaders are continuing unbroken. There were no new developments, however. At a joint conference tomorrow between the rail men and miners, from which it is hoped peace may spring, it is expected the suggestion will be made that the rail men postpone their strike until for Sunday night, should there be no agreement between the government and the miners by Saturday, until after Wednesday's trades union conference.

Democratic Committee Wants Grand Jury to Probe Ninth District Campaign Funds.

[By Associated Press.] BRISTOL, VA., TENN., Oct. 22.—Charges that money had been used improperly by the supporters of Representative Slomp, Republican candidate for re-election to Congress from the Ninth Virginia District, were made in a formal statement today by the District Democratic Committee.

The statement also said judges in the district would be asked to call grand juries into special session immediately to investigate.

Issuance of the statement, it was said, followed a request yesterday by Democratic Chairman Stuart, that Representative Slomp join Bolling Handy, his Democratic opponent, in requesting grand juries to investigate the charges immediately after election. Efforts to reach Mr. Slomp tonight were unsuccessful, as he is in the mountain districts on a campaign tour.

ATTENTION.—Only 1 day left to take advantage of the season ticket plan. 7 artist concert, 7. Box office sale for Tommy Duggan concert opens Oct. 25, 213 E. Third St. Southern Musical Bureau—Adv.

# WILLIAMS GIVES DATA TO PROVE HIS CHARGES OF CALL MONEY USURY

Virginia Democrats Are Urged to Help Spread League Truths

The State Finance division of the National Democratic Committee yesterday issued the following appeal:

To the Democrats of Virginia: The contest between the Democrats and the Republicans for the election of a President has up to this time been carried on in a rather desultory fashion, with many unimportant and trivial factors introduced. Now, however, the issues have been drawn down to one great principle, and the people of this country are called upon to vote the support of the Democratic nominee if they wish to support the league of nations of the world.

Governor Cox has emphatically stated that he stands upon the platform of the Democratic party, largely framed by the late distinguished Senator, Glass, at San Francisco in July. The Republican candidate is uncertain. The issue is before you, and it is our duty to inform the people of the country of the merits of an agreement with other nations of the world to preserve the peace. It requires great expenditure to give these facts wide publicity, and we now call upon you again to make contributions so that the campaign of education can be vigorously carried on during the ten days remaining before the close of the campaign.

FRED W. SCOTT, Chairman.

JOHN STEWART BRYAN, Vice-Chairman.

THOMAS B. McADAMS, Treasurer.

W. D. CARDWELL, Secretary.

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